



**INDIANA HOUSING & COMMUNITY DEVELOPMENT AUTHORITY**  
**RENTAL HOUSING TAX CREDIT (RHTC) PROGRAM**  
**PROPOSED DEVELOPMENT SUMMARY**  
**2014A-G Round**

PROJECT NAME: Main Street Cottages

SITE LOCATION: 330 S. Main St.  
Princeton, IN 47670

PROJECT TYPE: New Construction  
PROJECT DESIGNATION: Family

APPLICANT: Milestone Ventures, Inc.

PRINCIPALS: MV Properties, LLC  
Charles Heintzelman  
Carla Naum

**# OF UNITS AT EACH SET ASIDE**

60% of AMI:	5
50% of AMI:	5
40% of AMI:	5
30% of AMI:	5
Market Rate:	0

**UNIT MIX**

Efficiency:	0
One bedroom:	5
Two bedroom:	15
Three bedroom:	0
Four bedroom:	0
Total units:	20

TOTAL PROJECTED COSTS:	\$3,834,655.00
COST PER SQUARE FOOT:	\$154.00

CREDIT REQUESTED:	\$370,904.00
CREDIT RECOMMENDED:	\$370,904.00

APPLICANT NUMBER:	2014A-G-002
BIN NUMBER:	IN-14-01900
FINAL SCORE:	140.75

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PROJECT NAME:	Oxford Place Senior Apartments
SITE LOCATION:	2913 E. Washington St. Indianapolis, IN 46201
PROJECT TYPE:	New Construction
PROJECT DESIGNATION:	Elderly
APPLICANT:	Englewood Community Development Corporation
PRINCIPALS:	Englewood Community Development Corporation
<b><u># OF UNITS AT EACH SET ASIDE</u></b>	<b><u>UNIT MIX</u></b>
60% of AMI: 15	Efficiency: 0
50% of AMI: 15	One bedroom: 10
40% of AMI: 0	Two bedroom: 20
30% of AMI: 0	Three bedroom: 0
Market Rate: 0	Four bedroom: 0
	Total units: 30
TOTAL PROJECTED COSTS:	\$6,060,58000
COST PER SQUARE FOOT:	\$142.00
CREDIT REQUESTED:	\$570,032.00
CREDIT RECOMMENDED:	\$570,032.00
DEVELOPMENT FUND REQUESTED:	\$356,181.00
DEVELOPMENT FUND RECOMMENDED:	\$356,181.00
APPLICANT NUMBER:	2014A-G-004
BIN NUMBER:	IN-14-02000
DEVELOPMENT FUND NUMBER:	DFL-014-089
FINAL SCORE:	119.50

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PROJECT NAME:	South Bend Mutual Homes
SITE LOCATION:	Scattered Sites South Bend, IN
PROJECT TYPE:	New Construction
PROJECT DESIGNATION:	Family
APPLICANT:	Neighborhood Development Associates
PRINCIPALS:	Anne Mannix Henry Olynger South Bend Heritage Foundation
<b><u># OF UNITS AT EACH SET ASIDE</u></b>	<b><u>UNIT MIX</u></b>
60% of AMI: 0	Efficiency: 0
50% of AMI: 10	One bedroom: 0
40% of AMI: 8	Two bedroom: 6
30% of AMI: 6	Three bedroom: 14
Market Rate: 0	Four bedroom: 4
	Total units: 24
TOTAL PROJECTED COSTS:	\$4,783,404.00
COST PER SQUARE FOOT:	\$87.00
CREDIT REQUESTED:	\$479,996.00
CREDIT RECOMMENDED:	\$376,640.00
APPLICANT NUMBER:	2014A-G-005
BIN NUMBER:	IN-14-02100
FINAL SCORE:	122